

TRANSFER  
TAX  
PAID

57-49

**WARRANTY DEED**  
013526

**KNOW ALL MEN BY THESE PRESENTS, THAT WE, PETER M. AUSTIN and NANCY L. AUSTIN**, both of Waterville, County of Kennebec and State of Maine,

In Consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by **ERIC J. CACCAMO and MELISSA s. CACCAMO**, both of 355 Gross Street, Pittsburgh, PA 15224

the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and conveyed **WITH WARRANTY COVENANTS**, to **ERIC J. CACCAMO and MELISSA s. CACCAMO**, as joint tenants and not as tenants in common, their heirs and assigns, forever,

A certain lot or parcel of land, with the buildings thereon, located in Waterville, County of Kennebec, and State of Maine, bounded and described as follows:

Starting at the northeasterly corner of Lot #79 (now or formerly owned by one Farnham) as shown on a Plan and Profile of Roosevelt Avenue from Hillcrest Extension to North Street; recorded in Kennebec County Registry of Deeds in Plan Book 11, Pages 26 and 27; thence to the north along the westerly line of Hillcrest Extension (as now extended into Johnson Heights) a distance of one hundred (100) feet; thence to the west and keeping always one hundred (100) feet distant from the northerly line of Lot #79 and its extension westerly, a distance of one hundred five (105) feet; thence to the south and parallel with the westerly line of the lot of land conveyed by deed of Lewis J. Rosenthal dated May 16, 1941, and recorded in said Registry in Book 779, Page 137, a distance of one hundred (100) feet; thence to the east passing through the southwest corner of land acquired by said deed of May 16, 1941, and extending along the northerly line of Lot #79 a distance of one hundred five (105) feet to the point of beginning.

Meaning and intending to convey and hereby conveying a lot of land bounded for a distance of one hundred (100) feet by the westerly line of Hillcrest Extension as it extends into Johnson Heights and being bounded on the north for a distance of seventy (70) feet by the southerly line of a proposed extension of Johnson Heights together with a strip of land thirty-five (35) feet by one hundred (100) feet lying next westerly and contiguous to the aforementioned lot.

B. W. L. (3)

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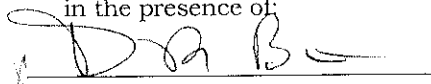
This lot is subject to the following restrictions which are to run with the land:

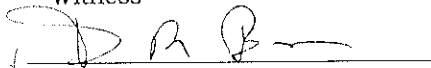
1. No building other than a private dwelling house for not over two-family occupancy together with a private garage shall be erected upon said premises, and that no part of any buildings shall be placed nearer to the street line of Hillcrest Extension than 20 feet and no nearer to the street line of the proposed extension of Johnson Heights than 30 feet, provided, however, that porticoes projecting not over three feet, steps and windows are to be allowed on said reserved space.
2. No double-decked porches may be built on any house.
3. Said dwelling house and garage shall cost not less than Five Thousand Dollars (\$5,000.00).
4. The garage, unless built as part of the house, shall be set back at least 60 feet from the street line of Johnson Heights.
5. No animals of any kind shall be kept on the premises excepting, however, household pets.
6. No dwelling house shall be erected on any lot having less than 60 feet frontage on the street.

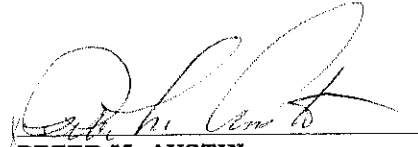
Meaning and intending to convey the same premises conveyed to Peter M. Austin and Nancy L. Austin by Warranty Deed of Eleanor F. Walker, Joseph T. Hartman, Terrell R. Johnson, Robert W. Bugel and George E. McCarty, Trustees under Declaration of Trust dated March 1, 1990, said Deed dated October 11, 1996 and recorded in the Kennebec County Registry of Deeds at Book 5238, Page 33.

**IN WITNESS WHEREOF, WE,** the said **PETER M. AUSTIN and NANCY L. AUSTIN**, have hereunto set our hands and seals this 16th day of June, 2000.

Signed, Sealed and Delivered  
in the presence of:

  
Witness

  
Witness

  
PETER M. AUSTIN

  
NANCY L. AUSTIN

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ACKNOWLEDGEMENT

STATE OF MAINE  
Kennebec, ss.

June 16, 2000

Personally appeared the above named **PETER M. AUSTIN and NANCY L. AUSTIN** and acknowledged the foregoing instrument to be their free act and deed.

  
NOTARY PUBLIC

(print name)

DAVID R. BUTLER  
MY COMMISSION EXPIRES  
JUNE 21, 2002



re-Austin to Caccamo-Warranty Deed

RECEIVED KENNEBEC SS.  
2000 JUN 19 AM 9:00

ATTEST:   
REGISTER OF DEEDS